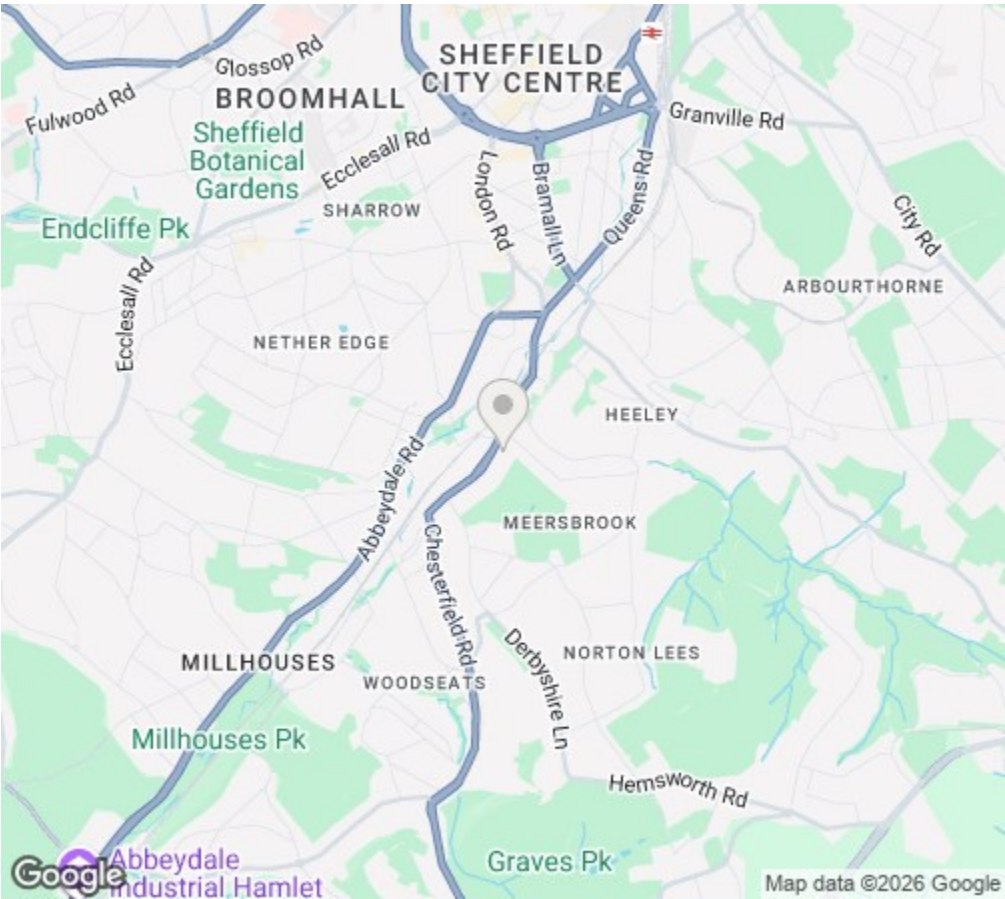
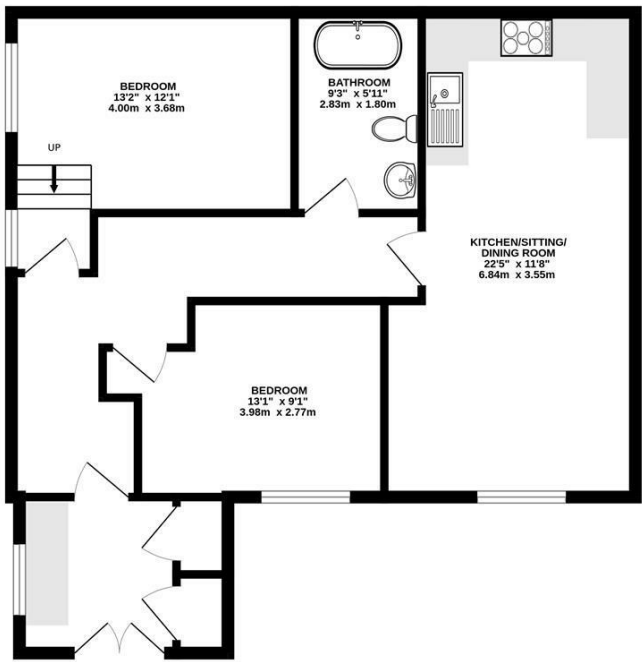




GROUND FLOOR
720 sq.ft. (66.8 sq.m.) approx.



TOTAL FLOOR AREA: 720 sq.ft. (66.8 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of floors, windows, doors and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such for any prospective purchase. The services, systems and appliances shown have not been tested and no guarantee as to their operation or efficiency can be given.
Made with Metropix C2025

Viewings

Viewings by arrangement only.
Call 0114 4830038 to make an appointment.

Vendors Comments

Add text here

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



Tel: 0114 483 0038
E-mail: sales@jc-salesandlettings.com
Website: www.jc-salesandlettings.com



Apartment 8, Vestry Hall, 4 Meersbrook Park Road, Meersbrook, Sheffield, S8 9EQ
Guide price £200,000

- Guide Price £200,000–£210,000 – an attractive opportunity to acquire a beautifully presented period home.
- Two well-proportioned bedrooms, ideal for couples, individuals or a small family.
- Entrance porch with utility area, fitted with practical units and worktop.
- Beautifully re-fitted Victorian-style bathroom with freestanding slipper bath, full tiling and high-rise flush WC.
- Allocated parking with electric gated access, plus visitor parking and a communal sitting-out area.
- Grade II listed ground floor stand alone apartment offering a distinctive blend of period character and modern living.
- Fully fitted kitchen with range cooker, fitted dishwasher and extractor fan, plus space for a dining table.
- Two generous walk-in cupboards, providing excellent storage.
- Original arched windows, high ceilings and wooden flooring enhance the property's period charm.
- Prime S8 location, just a stone's throw from Meersbrook Park and close to local shops, supermarkets, cafés, restaurants and excellent transport links.

4 Meersbrook Park Road, Meersbrook, Sheffield S8

NEO

GUIDE PRICE £200,000–£210,000

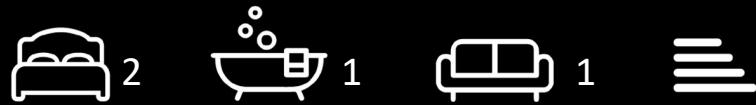
Grade II Listed Stand Alone Apartment | Two Bedrooms | Period Character | Allocated Parking | Close to Meersbrook Park.

A beautifully presented Grade II listed ground floor end apartment situated in the popular S8 area, offering an appealing combination of period charm, contemporary style and excellent practicality.

Accessed via a private entrance, the property opens into a spacious entrance porch that provides a particularly useful utility area, complete with fitted units and a worktop, plus two generous walk-in cupboards for excellent storage.

Beautifully decorated throughout, the property retains a wealth of character features including high ceilings, original arched windows and wooden flooring, creating a warm and distinctive home.

The impressive fully fitted kitchen is both stylish and practical, featuring a range cooker, fitted dishwasher and extractor fan, with ample storage and space for a dining table. A wonderful space for both everyday



Council Tax Band: A

